



**1510 7 Street SW  
Calgary, Alberta**

**MLS # A2300844**



**\$59,000**

<b>Division:</b>	Beltline
<b>Type:</b>	Retail
<b>Bus. Type:</b>	-
<b>Sale/Lease:</b>	For Lease
<b>Bldg. Name:</b>	-
<b>Bus. Name:</b>	-
<b>Size:</b>	1,156 sq.ft.
<b>Zoning:</b>	-

<b>Heating:</b>	-	<b>Addl. Cost:</b>	-
<b>Floors:</b>	-	<b>Based on Year:</b>	-
<b>Roof:</b>	-	<b>Utilities:</b>	-
<b>Exterior:</b>	-	<b>Parking:</b>	-
<b>Water:</b>	-	<b>Lot Size:</b>	-
<b>Sewer:</b>	-	<b>Lot Feat:</b>	-

**Inclusions:** All display fixtures, cash counter, store owned merchandise & 2 parking stalls

A GREAT OPPORTUNITY FOR INVESTORS! Step into a highly successful luxury consignment store with a proven sales record and strong long-term growth potential. This thriving business is nestled just off Calgary's trendiest and most sought-after pedestrian shopping district, 17 Ave SW, offering high visibility street traffic, a successful online presence and an extensive list of repeat clients and consignors. The store comes complete with modern leasehold improvements, including professionally designed high-end fixtures and furniture, advanced security installations, and private client parking. The listings price also includes \$52,000 of luxury inventory ready to sell. This is a turn key operation with no experience required, and onsite training available. Take advantage of the escalating demand for iconic brands at more affordable prices and tap into the growing desire for a more sustainable lifestyle. Please do not approach staff with inquiries or questions without an appointment.